

**Size:** 4,738 acres (includes 74 acres of off-station housing)

**Mission:** Serve as the primary Marine Corps jet fighter facility on the West Coast; provide materials and support for Marine Corps aviation activities; provide housing for Marine Corps personnel

**HRS Score:** 40.83; placed on NPL in February 1990

**IAG Status:** Federal Facility Agreement signed in October 1990

**Contaminants:** TCE and other VOCs, petroleum hydrocarbons, PCBs, pesticides, and herbicides

**Media Affected:** Groundwater and soil

**Funding to Date:** \$52.5 million

**Estimated Cost to Completion (Completion Year):** \$67.5 million (FY2015)

**Final Remedy in Place or Response Complete Date for BRAC Sites:** FY2008



Irvine, California

## Restoration Background

In July 1993, the BRAC Commission recommended that this installation be closed and that its aircraft, personnel, equipment, and support be transferred to Miramar Naval Air Station and Camp Pendleton Marine Corps Base in California. The installation was placed on the National Priorities List (NPL) in February 1990.

Environmental studies conducted at the station since FY86 have identified 25 CERCLA sites, more than 450 areas of concern, and 398 underground storage tanks (USTs) managed in 18 groups. Site types include inactive landfills, USTs, oil-water separators, temporary accumulation areas, and spill sites at which solvents and petroleum hydrocarbons were released into soil and groundwater. The 25 CERCLA sites were grouped into three operable units (OUs): volatile organic compound (VOC)-contaminated regional groundwater (OU1), sites contributing to groundwater contamination (OU2), and all remaining CERCLA sites (OU3). In FY89, a groundwater treatment system was installed. Remedial Investigation and Feasibility Study (RI/FS) activities began in FY90. The installation investigated 157 solid waste management units and completed a RCRA Facility Assessment in FY93. A Phase I RI/FS was completed in FY93, and Phase II activities began in FY94.

From FY94 to FY97, the installation began remediation at two landfills. The technical review committee, formed in FY90, was converted to a Restoration Advisory Board (RAB) in FY94, and the BRAC cleanup team was formed in FY94. Forty-one inactive USTs were removed in FY95. The Environmental Baseline Survey, completed in FY95, indicated that 63 percent of the installation property was eligible for designation under CERFA as uncontaminated. Eighty-five percent of the property is environmentally suitable for transfer; most of the remaining 15 percent is associated with

contaminated groundwater located more than 90 feet below ground surface.

In FY96, the installation updated its community relations plan and its BRAC Cleanup Plan (BCP). The Local Redevelopment Authority (LRA) approved proposals to convert the installation to a commercial airport. The installation completed the RI for OU2 and OU1. The soil vapor extraction (SVE) systems began operation at two UST areas. During FY97, the BCP was updated, Proposed Plans (PPs) and Records of Decision (RODs) were completed and signed for 11 no action OU3 sites, and an interim ROD was completed for the VOC Source Area vadose zone. The FS for OU2 and three early actions were completed. Two of these actions were performed at OU2, and one was performed at OU3. Regulatory agencies concurred that 3,209 acres of the installation are uncontaminated.

## FY98 Restoration Progress

Regulatory closure letters were received for 285 USTs, and 35 closure letters are pending. Eighteen USTs were investigated, and 60 USTs remain open. The RI/FS for OU3 (Sites 8, 11, and 12) was completed and a draft PP was submitted for regulatory agency review. The FS for OU2A gained regulatory concurrence, but the PP and ROD were delayed because OU2A and OU1 were combined. SVE remediation was used to extract 900 pounds of trichloroethene (TCE) from the VOC Source Area, which is awaiting final Remedial Design (RD) concurrence from regulatory agencies. The FS and the PP for OU2B and OU2C landfill sites were completed. The RODs for these sites were delayed because there were extensive comments from the LRA. The Site 1 (OU3) RI was not completed because the site remained operational. The RIs for Sites 7 and 14 (OU3) were also postponed because these sites were evaluated as low relative risk. The CERCLA long-term groundwater monitoring plan was developed and sent to

regulatory agencies for review and comment.

The RAB reviewed documents, participated in workshops and public comment meetings, and attended site tours. The Navy worked with the Department of Toxic Substances Control and the State of California.

## Plan of Action

- Complete RD and start construction and operation of the SVE system at Site 24 (OU2A) in FY99
- Complete PP and public comment period and submit draft ROD for agency review for Sites 18 and 24 (OU1/2A) in FY99
- Sign settlement agreement with Orange County Water District, Irvine Ranch Water District, and the Department of Justice in FY99
- Complete and sign ROD and begin RD for Sites 2 and 17 (OU2B) in FY99
- Complete PP and public comment period and sign ROD for Sites 8, 11, and 12 (OU3) in FY99
- Submit draft ROD to regulatory agencies for review and resolve reuse and CERCLA issues for Sites 3 and 5 (OU2C) in FY99
- Complete RI fieldwork and submit draft RI report for Sites 7 and 14 (OU2B) in FY99
- Complete RI fieldwork at Site 1 (OU3) in FY99

## SITES ACHIEVING RIP OR RC PER FISCAL YEAR

